

AGENDA
ZONING REVIEW BOARD
JULY 1, 2021
6:00 P.M., ZOOM MEETING
5:00 P.M., BOARD BRIEFING

MUST HAVE A ZOOM ACCOUNT OR USE DIAL IN NUMBER BELOW
<https://atlantaga-gov.zoom.us/j/96787734799?pwd=ZGIIM3BHRTUrTFRMcZFdc052dmRsQT09>
Meeting ID: 967 8773 4799 Password: 757803

Dial-In Number: 1-929-205-6099 Conference Code: 96787734799#

NEW CASES

1. **Z-21-43** An Ordinance by Zoning Committee to rezone from R-5/BL (Two Family Residential/Beltline Overlay) to MR-3/BL (Multifamily Residential /Beltline Overlay) for property located at **185 Flat Shoals Avenue SE**, fronting 102 feet on the south side of Flat Shoals Avenue beginning at a point 216 feet from the southeast corner of Soldiers Home Car Line and Wilber Avenue Depth: 233 feet Area: 0.366 Acres, Land Lot 13, 14th District, Fulton County, Georgia
OWNER: AZIM PEERA
APPLICANT: JULIAN QUINN
NPU N COUNCIL DISTRICT 5
2. **Z-21-46** An Ordinance by Zoning Committee to rezone from R-3 (Single Family Residential) to MR-2 (Multifamily Residential) for property located at **1840 Childress Drive SW and 1850 Childress Drive SW**, fronting 200 feet on the east side of Childress Drive commencing at the intersection of the southerly right-of-way of Landrum Drive and the easterly right-of-way line of Childress Drive said point being the point of commencement Depth: 649.71 feet Area: 2.59 Acres, Land Lot 231, 14th District, Fulton County, Georgia
OWNER: LYNDON GREEN
APPLICANT: LYNDON GREEN
NPU R COUNCIL DISTRICT 11
3. **U-21-08** An Ordinance by Zoning Committee for a special use permit for a private school pursuant to 16-11.005(1)(l) for property located at **650 Montgomery Ferry Drive NE, 1798 Croften Drive NE, 1794 Croften Drive NE, 1792 Croften Drive NE, 1786 Croften Drive NE, 1781 Croften Drive NE, 1785 Croften Drive NE, 1789 Croften Drive NE, 1795 Croften Drive NE, 1799 Croften Drive NE**, fronting 126 feet on the western side of Montgomery Ferry Drive the true point of beginning being a point located on the western varied right-of-way of Piedmont Avenue a distance of 206.51 feet from the intersection of the varied right-of-way of Rock Springs Road and the varied right-of-way of Piedmont Avenue Depth: varies Area: 1.91 Acres, Land Lot: 51, 17th District, Fulton County, Georgia
OWNER: HERITAGE PREPARATORY SCHOOL
APPLICANT: CHARLES F. PALMER
NPU F COUNCIL DISTRICT 6

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4. **U-21-09** An Ordinance by Zoning Committee for a special use permit for outdoor displays or sales areas pursuant to 16-34.007(1)(k) for property located **1850 Howell Mill Road NW, 17-01530010040, 17-01530011045, 17-01530011004, 17-01530011005, 17-01530011083, and 17-0153001106** fronting approximately 148.69 feet on the west side of Howell Mill Road beginning at an iron pin on the westerly side of Howell Mill Road 175 feet south of the southwest intersection of Howell Mill Road and Beck Street Depth: varies Area: .649 Acres, Land Lot: 153, 17th District, Fulton County, Georgia
OWNER: PETER E. BLUM
APPLICANT: TAN BOWERS
NPU C COUNCIL DISTRICT 8
5. **U-21-10** An Ordinance by Zoning Committee for a special use permit for a place of worship pursuant to 16-18P.005 for property located **173 14th Street NE**, fronting 172.97 feet on the southern side of 14th street beginning at a nail set at the intersection of the eastern right-of-way of Juniper Street and the southern right-of-way of 14th Street Depth: varies Area: .339 Acres, Land Lot: 106, 17th District, Fulton County, Georgia
OWNER: BRAD GRANT FOR SOUTHERN COLLEGE
OF ART AND DESIGN
APPLICANT: FREE CHAPEL WORSHIP CENTER, INC.
NPU E COUNCIL DISTRICT 2

DEFERRED CASES

6. **Z-20-43** An Ordinance by Councilmember Amir R. Farokhi to authorize the removal of five privately owned billboard faces and their supporting structures, permitted under Part 16, Chapter 28A of the 1982 Zoning Ordinance of the City Of Atlanta, as amended, in exchange for the right given to their owners to upgrade and/or relocate five billboards where the upgrade and exchange may allow for the creation of the 14th Street Linear Park and the Peachtree Creek at Cheshire Bridge Road Environmental Project after the five privately owned sets of billboard faces and the supporting structures of relocated billboards are removed; and for other purposes
NPU's B, E, M & F
7. **Z-20-84** A substitute Ordinance by Zoning Committee to rezone from R-4A (Single Family Residential) to PD-H (Planned Development Housing) for property located at **480 South Evelyn Place rear NW**, fronting 50 feet on the south side of North Avenue commencing at the southwest corner of the intersection of North Avenue and South Evelyn Place; Depth: 150 feet Area: 5.02 Acres, Land Lot 175, 14th District Fulton County, Georgia
OWNER: GOD'S ACRE BAPTIST CHURCH AT BEN HILL, INC.
APPLICANT: DARRIAN DUNN, P.E.
NPU J COUNCIL DISTRICT 3

8. **Z-21-08** An Ordinance by Zoning Committee to rezone from MRC-1-C (Mixed Residential Commercial Conditional) to MRC-1-C (Mixed Residential Commercial Conditional) for a change of conditions for property located at **1397 Campbellton Road SW**, fronting 141.3 feet on the north side of Campbellton Road beginning at the iron pin found in the south eastern corner of the property, thence heading southwest 70.05 feet along the south east right of way line of Campbellton Road, thence southwest, 52.91 feet, thence northwest, 18.29 feet to the point of the beginning Depth: 200 Feet, Area: .51 Acres, Land Lot 137, 14th District, Fulton County, Georgia
OWNER: ARIANA HOLDINGS, LLC
APPLICANT: REGINALD CRAYTON, PE
NPU S COUNCIL DISTRICT 4
9. **Z-21-11** An Ordinance by Zoning Committee to rezone from R-4A/BL (Single Family Residential/BeltLine Overlay) to MRC-3/BL (Mixed Residential Commercial/BeltLine Overlay) for property located at **374 Climax Street SE, 380 Climax Street SE, 388 Climax Street SE, 394 Climax Street SE, 400 Climax Street SE, 406 Climax Street SE, 412 Climax Street SE, 418 Climax Street SE, 424 Climax Street SE, 430 Climax Street SE, 436 Climax Street SE, and 442 Climax Street SE**, fronting approximately 762 feet on the north side of Climax Street beginning at the point of intersection of the southerly right-of-way of Climax Street with the westerly right-of-way of Dalton Street Depth: 126 feet Area: approximately 2.2 Acres, Land Lot 41, 14th District, Fulton County, Georgia
OWNER: ATLANTA HOUSING AUTHORITY
APPLICANT: LAUREN CLAYTON
NPU Y COUNCIL DISTRICT 1
10. **Z-21-12** An Ordinance by Zoning Committee to rezone from R-4A/BL (Single Family Residential/Beltline Overlay) to MR-2/BL (Multifamily Residential/Beltline Overlay) for property located at **373 Climax Street, SE, 379 Climax Street, SE, 385 Climax Street, SE, 393 Climax Street, SE, 407 Climax Street, SE, 411 Climax Street, SE, 417 Climax Street, SE, 425 Climax Street, SE, 431 Climax Street, SE, 437 Climax Street, SE, and 443 Climax Street, SE, 380 Dalton Street, SE, 386 Dalton Street, SE, 394 Dalton Street, SE, 375 Dalton Street, SE, 381 Dalton Street, SE, 387 Dalton Street, SE and 389 Dalton Street, SE, and 505 Englewood Avenue Apt 3 SE** fronting approximately 652.3 feet on the south side of Climax Street beginning at the point of intersection of the southerly right-of-way of Climax Street with the westerly right-of-way of Dalton Street Depth: varies Area: 6.09 Acres, Land Lot 41, 14th District, Fulton County, Georgia
OWNER: ATLANTA HOUSING AUTHORITY
APPLICANT: KRONBERG URBANISTS + ARCHITECTS
NPU Y COUNCIL DISTRICT 1
11. **Z-21-27** A substitute Ordinance by Councilmember J. P. Matzigkeit to amend the 1982 Atlanta Zoning Ordinance, as amended, to amend **Section 16-26.003, Entitled “Conditions of Granting a Variance”** and to create a new **Section 16-26.008 Entitled “Administrative Zoning Setback Variances for The Preservation of Trees”**; and for other purpose
ALL NPU’s

END OF AGENDA